



The Foundation

*A monthly publication for Members of the
BUILDERS ASSOCIATION OF GREATER LAFAYETTE*

Volume XIII, Issue 2

February 2011



Attention: All BAGL Members

Your Officers & Board of Directors will meet at 8:00 AM, Friday, February 4th at the BAGL office. Board Members are asked to call 423-4347 to confirm your attendance, as a quorum is necessary to complete the action items on the agenda.

Any association member is invited to sit in on our meetings. If you have an item for discussion and want to be placed on the agenda, you must contact either the president or the staff 2 days prior to the meeting.

Builders Association of Greater Lafayette

Mission Statement

The Builders Association Greater Lafayette is a dynamic organization of home builders and industry professionals, actively promoting the housing industry since 1967.

We are dedicated to:

- Promoting home ownership
- Professional development
- Community involvement
- Government interaction
- Vocational opportunities

A Rescheduled Celebration with Consolidated Insurance



Due to yet ANOTHER winter storm on January 11th we chose to cancel the meeting and keep our members off the slick roads for the evening. But have no fear.....all of the celebration and festivities that we intended for the January GMM will now happen on **Tuesday, Feb. 8th**. We invite all members to join us at the **Best Western of Lafayette** (Hwy 26 and I-65) for this General Membership Meeting.

The 2011 Officers & Board of Directors will be installed by Larry Coplen, a builder from Warsaw, Indiana and a Past President of the Indiana Builders Association. Larry is one of our favorite industry professionals who has been on our Parade of Homes judging panel for several years and a good friend to many of us. In addition to the ceremonial induction of our officers and directors, the winner of the 2010 Associate Member of the Year will also be announced. We hope to have a big crowd to congratulate and celebrate with this year's winner.

BAGL wants to especially thank **Deb Plue and Consolidated Insurance** for sponsoring the February meeting. Please, join us Feb. 8th, 5:30 pm social hour, followed by a tasty buffet (fried chicken, baked Tilapia, salads, veggies and desserts all for \$20).RSVP on or before 1/7/11 by calling us at 423-4347 or by emailing your reservation # to bagl@bagl.info.

And BUILDERS, take note: the Builder CASH drawing is up to \$600 but you must be present to win. ASSOCIATES can drop a business card at the door for a special prize drawing compliments of Consolidated Insurance.



**It's Your LAST CHANCE to secure booth space!
See inside (pages 8 and 9) for spaces available.**

Dates for 2011

February 8 —January GMM re-do! Officer & Directors' Installation, 2010 Associate Member of the Year Award at the Best Western sponsored by **Consolidated Insurance**

February 14—*Happy Valentine's Day!*

February 26-27—Builder Show & EXPO (details pg. 8-9)

March 8 —GMM sponsored by **FC Tucker**, Jim Litten, speaking on Indiana's housing forecast (Best Western)

April 12—Spring Spirits (Social hour with wine tasting)

May 10th—GMM "Making Facebook Your Friend" (Simple techniques to conquering your Facebook Fears)



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Attention: Builders & Sub-contractors

OSHA Inspectors are out in force all over the state of Indiana. You are reminded to have all your Safety Practices & Procedures in place before they stop by your job-site for an inspection.

The Builders Assoc. Greater Indianapolis has created standard forms & checklists for you to use in preparation for any OSHA inspector's visit. They include:

- ◆ Safety Program Guide
- ◆ Safety Inspection Sheet
- ◆ Sample Hazard Communication
- ◆ Jobsite Checklist

If you would like copies of any of these forms, call Linda at the BAGL office (423-4347) and a copy can be emailed to you. Check out the sample form on page 13 and also new OSHA Guidelines that go into effect June 2011 on page 10.



"Gabbin' with the Goose"

Grant Giese, President
Green Goose Homes



As I write this, looking out at snow covered streets, I am fretting because weather prevented my framers working today. Again! Such is life in our business, this winter, the coldest, snowiest on record since 1978. I made up that last part but hearing the forecasters and prognosticators you might believe that to be true.

I am hoping by the time this reaches your desk we will be experiencing the warmest February on record though I will settle for 40 degrees and no precipitation. The 90 days in a row this past summer without rain weren't good enough. I expect weather perfectly conducive to construction at all times. I rant and rave when it doesn't work out that way and my wife is quick to point out how foolish I am. She is right.

While it has been hard to get much done this winter we really should consider ourselves lucky to have things that need done. For the calendar year 2010 there were 362 building permits issued in Lafayette, West Lafayette, and

Tippecanoe County. While this is down over previous years we are faring far better than many communities around us, around the state, and around the country. Buoyed by Purdue University and strong industry in the area we continue to chug along.

As the temperatures rise and the snow melts buyers will come out of hibernation and we will enter the selling season. Forecasters have the one occupation where you can be wrong all the time and still keep your job. I am going to give my best shot at it. I forecast there will be 400 building permits pulled in the area this year with more to come next. Sell a couple of houses and make me look smart. I need the help.

If you haven't already, get your booth for the 2011 Builder's Expo scheduled for February 26th and 27th. This is a great place to meet potential customers!!

Grant Giese

Green Goose Homes

Ph 765/414-6251

Email <grant@greengoosehomes.com>



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Attention ALL Members

of the Builders Association Greater Lafayette!

It is time to “put a little love in your hearts” for the Association that represents YOU here in the greater Lafayette community and the surrounding areas! Whether or not you’re in our upcoming **BUILDER SHOW & EXPO**, we are promoting all of our members and this industry.

Here some ideas of how you can assist:

- ◆ YOU can help get the word out to all your customers, your friends and families
- ◆ YOU can promote the show in any/all mailings or invoicing you send out in February
- ◆ YOU can display flyers in your place of business reminding everyone of the dates, times, location, etc.
- ◆ Mention the EXPO in your advertising (print, radio or television) and list the dates of the show on your website.


Be an industry advocate, speak up and promote your BAGL interests by supporting the 2011 Builder Show & EXPO!




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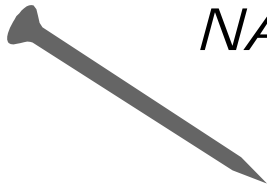
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- Mary Ellis 157.5
- Pat Foley 96.5
- Eric Holt 102.5
- Brain Keene 28
- David Kovich 517.5
- Rick Laurie 35
- LeAnn Osborn 38
- Pat Richard 38.5
- S Schreckengast 160.5
- Kim Thonn 40.5
- Kristy Wozniak 52.5
- Mark Zimpfer 127

Spike Club Members:

- Jay Andrew 10
- Eric Crowell 6
- Don Findlay 6
- Tammy Foley 9
- Grant Giese 9.5
- Denise Guy 11.5
- Doug Klooz 18.5
- Becky Taylor 12.5
- Chad Todd 8.5

ONE SPIKE credit is awarded for every new member recruited and a Half-Spike each year for any renewal by any member you recruited. Life Spike status is reached at 25 credits.

~~~~~

The 2011 Officers: President **Grant Giese**, Treasurer **Travis Duell**, Secretary **Stephanie Richeson** and Board of Directors: **Jay Andrew, Ronnie Andrews, Tammy Foley, Andy Haste, David Kovich, Rick Laurie, Kat Mercer, Greg Milakis, Deb Plue, Andy Switzer, Kristy Wozniak** and Immediate Past President **Pat Richard**.

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As Loyal Industry Supporters,
we say

~THANKS~

To the following members for
renewing their 2011 dues:

- Andersen Windows
- Ball Eggleston
- Blue Print Specialties
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- Enviro-Seal Foam Insulation
- Hamilton Creative Concrete
- Instant Copy
- Lafayette Community Bank
- Leming Supply
- MBAH Insurance
- McComb Pella Windows
- Miller's Flooring America
- Rabb-Kinetico Water
- Sho-Pro of Indiana
- Vectren Energy
- Craig Wagoner Electric



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Small Homes, Small Details Among New Home Design Trends

Open floor plans, energy-efficient features, and lots of closet space are among the elements that today's home buyers are seeking in newly-constructed homes, according to industry experts at the 2011 International Builders' Show. The research and trends presented at the show offer valuable insights and information to home builders so that they can build homes that appeal to the modern consumer's preferences.

Once-popular features such as large living rooms, soaking tubs and second-floor laundry rooms are now out of favor. Home buyers found that the convenience of not having to carry laundry to another floor was outweighed by the noise that interrupted their sleep.

Home buyers are looking for small details in their new homes, such as a built-in desk under a stairway, or a courtyard tucked between two downstairs bedrooms. Successful home builders "create memory points," said design trends seminar speaker Kate Brennan of the Chicago design firm Mary Cook and Associates.

According to the U.S. Census Bureau, the average size of a new single family home decreased from 2,438 square feet to 2,377 in 2010. This made designing to maximize space a popular theme at the show. One session focused exclusively on new ideas in home design for floor plans measuring 2,500 square feet or less.

Open floor plans are now in high demand because they are not only more practical for entertaining – the hosts can interact with their dinner guests in a spacious kitchen while they are preparing food – but the lack of walls and closed-off spaces make the home seem much larger.

The kitchen is now the hub of the home more than ever. Even if busy families are bringing home takeout, they want the kitchen island to be large enough to serve a multi-tasking purpose as a place to do homework, crafts, and pay bills – as well as to enjoy coffee on a Sunday morning.

Natural finishes are also more popular. Recycled flooring, using a mix of wood grains on the cabinets and architectural details that reflect the indigenous building of the region – such as using stucco in the Southwest – are more important to buyers.

Session panelists also shared that home builders should pay attention to a growing group of home buyers: WINKs – Women with No Kids. These women have distinct preferences that don't quite fit into the usual categories that home designers talk about: first-time buyers who tend to be singles and young professionals, move-up buyers who usually have children, and empty-nesters.

WINKs have more buying power than a generation ago and are seeking smaller homes that have multipurpose rooms for entertaining along with intimate "retreat" spaces for themselves.

A survey of 20,000 home buyers in the United States and Canada points out that there are a number of features in new homes that are considered non-negotiable across almost all demographic groups, said Paul Cardis of AVID Ratings Co., who spoke at a seminar on new design preferences.

The top five features include walk-in closets – mentioned by 66 percent of first-time buyers as a "must have" – energy-efficient appliances, linen closets, a large kitchen and the overall efficiency of the home, Cardis said.

Reprinted with thanks to NAHB

BAGL Committees Have Winning Attitudes—Join the Team!

Adopt-A Spot, Chr. David Kovich (423-1510) Committee responsible for clean up and maintenance to landscaping for the median at the corner of Union & Erie Streets, fondly known as BAGL Island.

Builder Show & EXPO 2011, Chr. Phyllis Courser (412-0307) deserves a round of applause of for a job well done in organizing this year's event.

Calling Committee, Deb Plue (807-0300) Committee responsible for contacting members prior to meetings, seminars, programs and events.

Codes & Government Affairs, Andy King (742-0300) and Pat Richard (479-8060) Committee meets as governing issues/subjects need to be addressed by our members.

Education, Eric Holt (404-3441) Committee organizes educational seminars and promotes industry certification and designations for members.

Golf Outing, New Chr. TBA. Committee meets from late spring thru the late summer/early fall event.

Programs & Meetings, Stephanie Richeson (447-9494) & **Andy Haste** (479-1365) Committee meets as needed and is responsible for securing sponsors, along with speakers/programs for all the year's General Membership Meetings.

Marketing & Public Relations, New Chairman, Tom Andrew (474-1388) Committee meets as needed to determine the marketing strategy and promotion of this association.

Membership, Rick Laurie (479-2021) Committee meets as needed to establish membership goals and organize annual recruitment contest, retention strategies.

Parade of Homes, New Chr. TBA. Committee meets regularly from January thru the July event.

Political Action, Pat Foley (523-2430) Committee meets as needed.

For more information on these Networking opportunities, call the BAGL office, 423-4347 and get involved!



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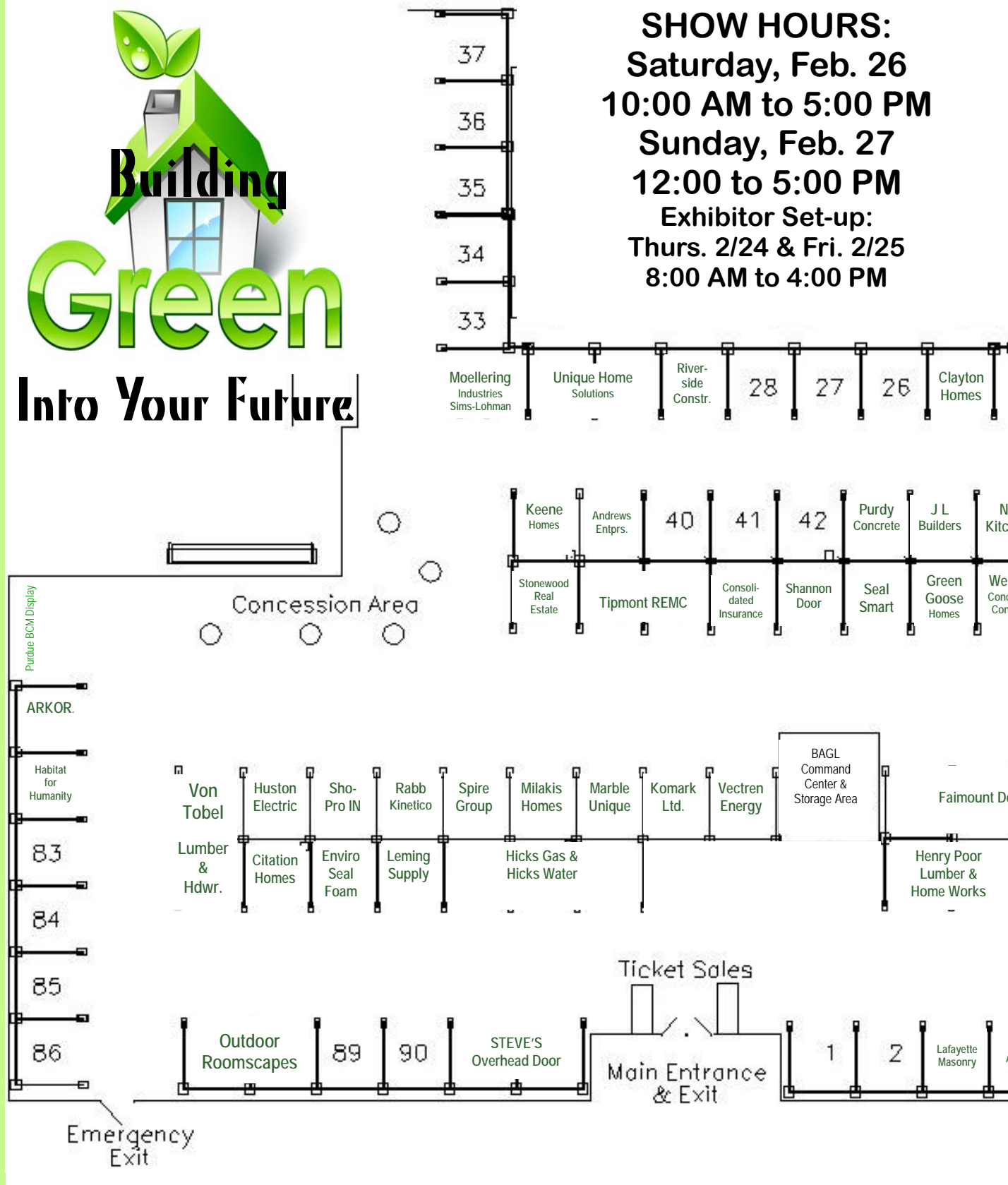
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2011 Builder Show

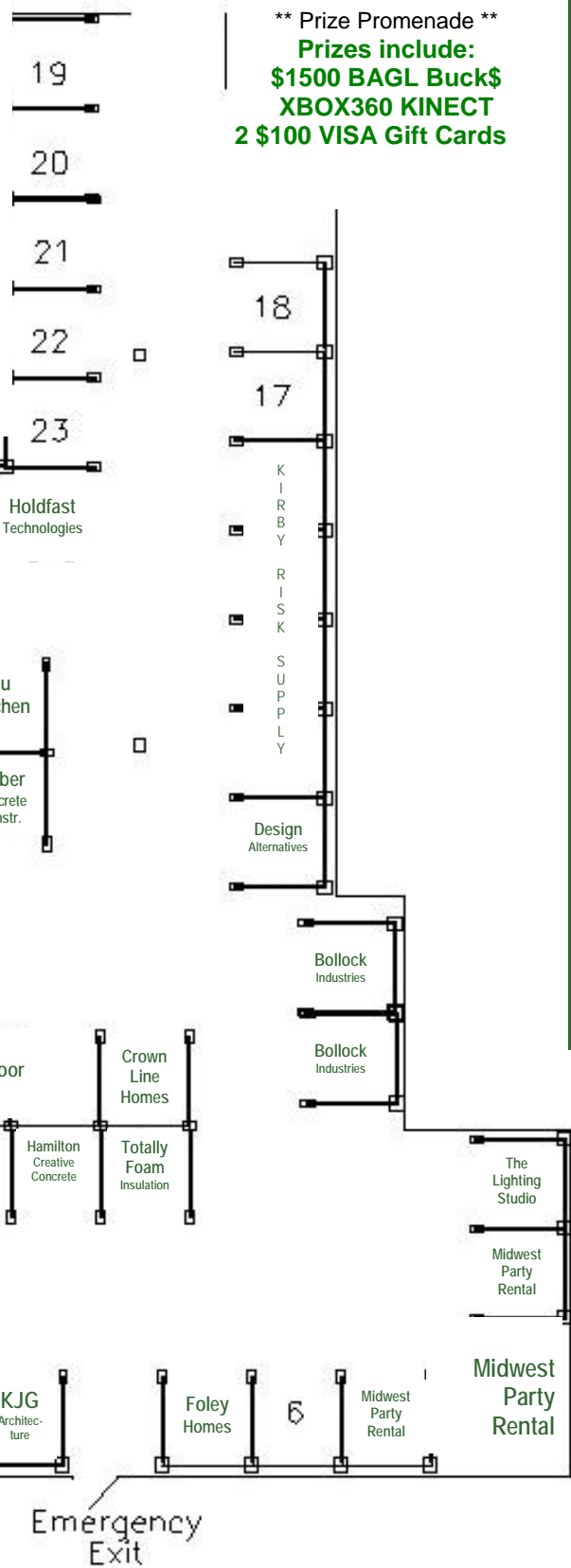


SHOW HOURS:
Saturday, Feb. 26
10:00 AM to 5:00 PM
Sunday, Feb. 27
12:00 to 5:00 PM
Exhibitor Set-up:
Thurs. 2/24 & Fri. 2/25
8:00 AM to 4:00 PM



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Your hard-working EXPO Committee members are: Phyllis Courser, Chr., Erin Blalock, Sasha Clements, Rex Deaton, Tim Eckert, Jody Hamilton, Andy Haste, Gene Jones, Mike Momberger, Charles Payne, Stuart Propes, Jim Stacy, Todd Stevens, Emily Truett, Craig Wagoner. Call 423-4347 if you have questions regarding the upcoming event.

JoAnn Fabrics in the Home Depot Plaza

OSHA Makes Changes to Residential Fall Protection Requirements

On Dec. 22, 2010, the Occupational Safety and Health Administration (OSHA) withdrew the Plain Language Revision of OSHA Instruction STD 3.1, Interim Fall Protection Compliance Guidelines for Residential Construction. First issued in 1994, the directive was a source of confusion among home builders over what fall protection methods and systems should be used to comply with OSHA's fall protection standards.

Concerned that the interim guidelines were making the work environment less safe for employees on the home building site, NAHB asked OSHA in April 2008 to withdraw them and instead follow the fall protection regulations in OSHA standard 29 CFR 1926 Subpart M, which allows residential construction employers some flexibility in providing fall protection systems.

This important enforcement policy change will require employers to take additional steps to ensure worker safety when working six feet or more above a lower level. **The new Compliance Guidance for Residential Construction will go into effect on June 16, 2011.**

Among the significant changes resulting from the withdrawal of OSHA STD 03-00-001:

- Roofing contractors must use guardrails, personal fall arrest systems (harnesses and lanyards) or safety nets on all roofs with slopes exceeding 4-in-12 when

working six feet or more above a lower level.

- All other trade contractors must use guardrails or personal fall arrest systems (harnesses and lanyards) or safety nets when the height from one elevation to another is greater than six feet. However, employers who can demonstrate that these fall-protection systems are not feasible or create a greater hazard can use a plan outlining alternative fall protection measures that must be followed.
- The fall protection plan must be in writing and site-specific. However, a written plan developed for repeated use for a particular model or style of home will be considered site-specific.
- The use of fall protection plans is limited to "residential construction" in which the structure will be used as a home and constructed with traditional wood frame materials and methods (although the limited use of structural steel in a predominantly wood-framed home — such as a steel I-beam to help support wood framing — does not disqualify a structure from being considered residential construction).

NAHB expects the OSHA policy change to ultimately make it easier for home builders to understand what's necessary to achieve compliance, to ensure safer worksites and

(Continued on page 11)



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Ned Swanson **Matt Slayton**

Thank you ANDERSEN WINDOWS, PEFCU and RABB-KINETICO!

Andersen Windows has donated an Xbox360 Kinect to be given away at the Builder Show & EXPO

PEFCU has donated 2 \$100 Visa gift cards that will be among our prizes awarded to attendees of the Feb. 26-27 Builder Show & EXPO

Rabb-Kinetico Water is supplying bottles of water for the concession area

From the Tippecanoe County Building Commissioner

FYI

When you need a building permit and you come into our office, you may need to look a little harder for us. As of January 10, 2011, we have moved. We are still in the basement, just a little different location – sharing an entrance with the Health Department. If you get lost, just pop your head into any office and ask for directions. Our phone numbers and e-mail addresses are still the same. Just a heads up in case a permit is needed.

Also, along those same lines and thoughts, if you didn't know, this department lost one inspector due to budget cuts. However, we will try and give you the same service as before it just may take a little longer to get the job done. Please have patience with us. Also just remember not only does this department do inspections, we also do zoning for the county. With as many miles as we have to travel, it can make a day seem very long. Oh, I almost forgot, the inspector I spoke of is Dick Edmundson. Dick was a victim of budget cuts, like I stated above. He will be missed. Any words of wisdom and well wishes can be sent to the office and we will forward those notes on to Dick.

Another FYI, in 2010 I was elected to be District 2 Representative for the Indiana Association of Building Officials. District 2 represents 15 counties which I am responsible to maintain communication related to building regulations and code changes. I represent Tippecanoe County on the Board of Directors which requires me to attend a meeting in Indianapolis on the second Tuesday of every month. I also will participate in the State Conference in July 2011.

Next month I will get back to the code issues, however If there are any topics you would like to know more about, please let me know. I can be reached by e-mail, phone, or drop me at note.

Sincerely,
Ron Highland
Tippecanoe County Building Commissioner
"An Affiliate Member of BAGL"

Indiana Code Amendments, you may access them at:
www.state.in.us/legislative/iac.title675.html



Tippecanoe County Building Department Staff
Ron Highland, Building Commissioner
Inspectors: Ken Brown, Bill Collins, Mike Wolf
Office staff: Carol Underhill, Kelsey Sutherlin
Office address: 20 N. 3rd Street, Laf. IN 47901
Phone: 765/ 423-9225 Fax: 423-9203
Email: rhighland@county.tippecanoe.in.gov

(Continued from page 10)

to reduce the occurrence of costly accidents.

For more information about the residential fall protection requirements, visit <http://www.nahb.org/fallprotection>; or e-mail Rob Matuga at NAHB, or call 800-368-5242 x8507.

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Legislative and Regulatory Report #3 January 21, 2011

Rick Wajda - (800) 377-6334 x204 - Rick@BuildIndiana.org
Gretchen White - (800) 377-6334 x205 - Gretchen@BuildIndiana.org
Carlie Hopper - (800) 377-6334 x206 - Carlie@BuildIndiana.org
House of Representatives - (800) 382-9842
Indiana Senate - (800) 382-9467

NEWS/HIGHLIGHTS

MORTGAGE LOAN ACTIVITY INCREASED

The pace of mortgage loan activity increased 2.2 percent for the week ended January 7. The rate for 30-year mortgages decreased to 4.78 percent from 4.82 percent the previous week. The rate for 15-year mortgages decreased to 4.15 percent from 4.23 percent.

FILING DEADLINE PASSES

The filing deadline for members of the General Assembly to introduce legislation during the 2011 session has passed. In summary, there were 601 pieces of legislation filed in the Senate and 603 bills filed in the House. Both Chambers are still reviewing and assigning bills to committee but hopeful all bills will be assigned to committees next week.

LEAD-BASED PAINT AMENDMENT OFFERED

This week Senator Beverly Gard (R-Greenfield) offered an amendment to SB 366 that would allow the state to assume control of the U.S. EPA's Renovation, Repair & Painting program. The EPA is currently administering the program, collecting fees and assessing fines against renovators. This amendment would allow the State Department of Health to run the program but not allow the agency to make it any more stringent than the federal rule. The amendment and bill will likely be voted on in committee next week. Please contact Gretchen White at Gretchen@BuildIndiana.org with questions.

SENATE AMENDS HOMEOWNERS ASSOCIATION LIEN LANGUAGE

The Senate adopted an amendment to SB 155 Thursday afternoon to change the homeowners association (HOA) lien process. The amended language provides a HOA the ability to foreclose on a lien after 90 days (current law requires the HOA to wait 1 year before foreclosing on a lien) unless another person files a foreclosure action on the property or a lien is void for failure to foreclose.

HABITAT BILL CLEARS COMMITTEE

HB 1180 deals with zero interest mortgages for non profit entities. The bill was introduced as a result of federal legislation that recently passed that would have prohibited local Habitat affiliates from providing their no interest loans as they currently operate across the state. IBA testified in support of the legislation and it passed out of the House Financial Institutions Committee 10-0 earlier this week. The bill now moves to the floor of the House for further consideration.

COMMITTEE HEARINGS OF INTEREST NEXT WEEK

- 1/24Monday:
 - o SB 173: Property Tax Deduction for New Homes (M. Young R-Indianapolis) <http://www.in.gov/legislative/bills/2011/IN/IN0173.1.html>
 - o HB 1058: Homeowners Associations (Cheatham D-North Vernon) <http://www.in.gov/legislative/bills/2011/IN/IN1058.1.html>
- 1/25Tuesday:
 - o HB 1450: Unemployment Insurance (Leonard R-Huntington)

**Attention ASSOCIATE Members:
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<http://www.in.gov/apps/lsa/session/billwatch/billinfo?year=2011&request=getBill&docno=1450>

1/26Wednesday:
o SB 10: Annexation Remonstrance Waivers (Buck R-Kokomo) <http://www.in.gov/legislative/bills/2011/IN/IN0010.1.html>
o SB 69: Annexation (Gard R-Greenfield) <http://www.in.gov/legislative/bills/2011/IN/IN0069.1.html>

1/27Thursday:
o HB 1311: Numerous Changes to Planning and Zoning Law (Tritt R-Lafayette) <http://www.in.gov/legislative/bills/2011/IN/IN1311.1.html>

Safety Equipment Checklist

The following is a list of the Safety Equipment that should be on the job, if required, or available from the _____ at all times. Equipment should be checked at intervals in accordance with the applicable OSHA Safety Standards by the Superintendent to ensure that all required equipment is present and in good condition.

- Safety goggles, shields, and glasses
- Hearing protection
- Respirators
- Hard hats
- Fire extinguishers (properly charged)
- First aid kit (check list inside kit)
- Stretcher or stroke litter (tool room)
- Welding masks and goggles
- Storage racks for compressed gases
- Guards on all power tools
- Trash barrels
- OSHA Forms posted
- Company "Safety Policy" packet posted
- Company "Hazardous Communication Program" packet posted
- Emergency vehicle (vehicle designated to carry injured to hospital)

The above Safety Check List is a listing of the items that you should have on every one of your jobsites when an OSHA Inspector pulls in. This and other forms are available via email by calling the BAGL office 423-4347 or requesting by email bagl@bagl.info.

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